

121.A

0001

0405.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

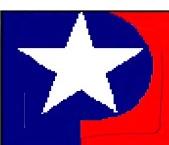
331,100 / 331,100

USE VALUE:

331,100 / 331,100

ASSESSED:

331,100 / 331,100


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
114		PLEASANT ST, ARLINGTON

OWNERSHIP	Unit #:	405
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Owner 1: BAI WEN

Owner 2: ZHANG TING

Owner 3:

Street 1: 114 PLEASANT ST #405

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02476 Type:

**PREVIOUS OWNER**

Owner 1: PETERSON HARRIET F -

Owner 2: -

Street 1: 114 PLEASANT ST #405

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02476

**NARRATIVE DESCRIPTION**

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1900, having primarily Brick Exterior and 627 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 3 Rooms, and 1 Bdrm.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R6	APTS LOW		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6035																

**IN PROCESS APPRAISAL SUMMARY**

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
102		0.000	331,100			331,100			129587
							GIS Ref		
							GIS Ref		
							Insp Date		
							10/12/17		

PREVIOUS ASSESSMENT								Parcel ID	121.A-0001-0405.0	Date
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	331,100	0	.	.	331,100	Year end	12/23/2021	
2021	102	FV	326,400	0	.	.	326,400	Year End Roll	12/10/2020	
2020	102	FV	317,200	0	.	.	317,200	317,200 Year End Roll	12/18/2019	
2019	102	FV	299,400	0	.	.	299,400	299,400 Year End Roll	1/3/2019	
2018	102	FV	247,700	0	.	.	247,700	247,700 Year End Roll	12/20/2017	
2017	102	FV	230,400	0	.	.	230,400	230,400 Year End Roll	1/3/2017	
2016	102	FV	230,400	0	.	.	230,400	230,400 Year End	1/4/2016	
2015	102	FV	190,600	0	.	.	190,600	190,600 Year End Roll	12/11/2014	

SALES INFORMATION								TAX DISTRICT			PAT ACCT.		
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes				
PETERSON HARRIE	78973-554	1	10/22/2021		342,000	No	No						
WHITE MARSHA,	57982-255		11/30/2011		190,000	No	No						
NOVEVSKI DEJAN	53886-192		11/23/2009		214,000	No	No						
MAC LEAN BARBAR	50786-68		2/27/2008		214,000	No	No						
	14986-163		4/1/1983		61,000	No	No	Y					

BUILDING PERMITS													ACTIVITY INFORMATION				
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name					
11/10/2021		SQ Mailed							MM	Mary M							
10/12/2017		Measured							DGM	D Mann							
3/16/2012		MLS							EMK	Ellen K							
5/6/2000									197	PATRIOT							

Sign: \_\_\_\_\_ VERIFICATION OF VISIT NOT DATA \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>											
Type: 7	- Condo Garden			Full Bath: 1	Rating: Average			Building Number 1.															
Sty Ht: 1	- 1 Story			A Bath:	Rating:																		
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																		
Foundation: 1	- Concrete			A 3QBth:	Rating:																		
Frame: 2	- Steel			1/2 Bath: 0	Rating: Average																		
Prime Wall: 7	- Brick			A HBth:	Rating:																		
Sec Wall:				OthrFix:	Rating:																		
Roof Struct: 4	- Flat			<b>OTHER FEATURES</b>																			
Roof Cover: 11	- Membrane			Kits: 1	Rating: Average			1st Res Grid Desc: Line 1 # Units 1															
Color: BRICK				A Kits:	Rating:																		
View / Desir: S5	- Size 5			Fpl: 0	Rating: Average																		
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:																		
Grade: C	- Average			<b>CONDOS INFORMATION</b>																			
Year Blt: 1900	Eff Yr Blt:			Location: LS	- Left Side																		
Alt LUC:				Total Units:																			
Jurisdict:				Floor: 4	- 4th Floor			<b>REMODELING</b>				<b>RES BREAKDOWN</b>											
Const Mod:				% Own: 4.438000202				Exterior:	No Unit	RMS	BRS	FL											
Lump Sum Adj:				Name: 20	- 6035			Interior:	1	3	1	0											
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				Additions:															
Avg Ht/FL: STD				Phys Cond: AV	- Average			Kitchen:															
Prim Int Wal: 2	- Plaster			Functional:				Baths:															
Sec Int Wall:				Economic:				Plumbing:															
Partition: T	- Typical			Special:				Electric:															
Prim Floors: 4	- Carpet			Override:				Heating:															
Sec Floors:				Total:	30.6 %			General:															
Bsmnt Flr:				<b>CALC SUMMARY</b>				Totals	1	3	1												
Subfloor:				Basic \$ / SQ: 325.00				<b>COMPARABLE SALES</b>				<b>SUB AREA</b>											
Bsmnt Gar:				Size Adj.: 1.45693779				Rate	Parcel ID	Typ	Date	Sale Price	<b>SUB AREA DETAIL</b>										
Electric: 3	- Typical			Const Adj.: 1.00707197								Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten	
Insulation: 2	- Typical			Adj \$ / SQ: 476.853								GLA	Gross Liv Ar	627	476.850	298,987							
Int vs Ext: S				Other Features: 30000																			
Heat Fuel: 1	- Oil			Grade Factor: 1.00																			
Heat Type: 3	- Forced H/W			NBHD Inf: 1.45000005																			
# Heat Sys: 1				NBHD Mod:																			
% Heated: 100				LUC Factor: 1.00																			
Solar HW: NO	Central Vac:	NO		Adj Total: 477031																			
% Com Wal	% Sprinkled			Depreciation: 145972																			
				Depreciated Total: 331060																			
<b>MOBILE HOME</b>				Make:				Serial #:				Year:	Color:			<b>IMAGE</b>							
<b>SPEC FEATURES/YARD ITEMS</b>																<b>PARCEL ID</b> 121.A-0001-0405.0				<b>AssessPro Patriot Properties, Inc</b>			
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value						
More: N	Total Yard Items:				Total Special Features:							Total:											